

ST STEPHEN PARISH COUNCIL

In the District of St.Albans, County of Hertfordshire



**MINUTES OF A MEETING OF THE *PLANNING* COMMITTEE (9)
HELD AT THE PARISH CENTRE, STATION ROAD,
BRICKET WOOD, ST. ALBANS, HERTS
ON 10 MARCH 2016 AT 7.30 pm**

Present: Cllr Freeman (Chairman), Cllr Bell, Cllr Brannen, Cllr Doyle, Cllr Pryce & Cllr Whittaker

In attendance: Mrs Carol Hardy (Clerk) & 3 Members of the Public

1. APOLOGIES FOR ABSENCE

Cllr Kerry.

2. DECLARATION OF INTERESTS

None.

3. APPROVAL OF THE MINUTES OF THE MEETING OF 11 FEBRUARY 2016

RESOLVED: Proposed: Cllr Pryce Seconded: Cllr Brannen **Motion Carried**
That the minutes be accepted as a true record.
Votes in favour: unanimous

4. NOTIFICATION OF OTHER BUSINESS

Cllr Bell wished to discuss the SADC Plans South meeting and the Chiswell Green Dental Surgery application.

5. PUBLIC PARTICIPATION

None.

6. TO CONSIDER AND COMMENT UPON THE PLANNING APPLICATIONS

6.1 Major Applications

None.

6.2 To consider and agree comments on the planning applications listed

RESOLVED: Proposed: Cllr Bell Seconded: Cllr Whittaker **Motion Carried**
That the planning comments on the list 10 March 2016 are approved
Votes in favour: unanimous

7. APPEALS

7.1 To consider and agree comments on the appeals listed

Members noted the appeals. Cllr Bell stated that he and other residents were disappointed that the appeal for Sainsbury/The Three Hammers would now be dealt with by written representations instead of a full hearing. As this application had failed to be determined within the statutory eight week period the application had been heard at SADC Plans South meeting on 7 March where it was resolved that the application would have been refused.

Cllr Bell also went on to say that SADC had also failed to make a decision within the statutory eight week period on the adjacent Chiswell Green dental surgery application. This now meant that the application would be determined by the Appeal Inspector. SADC had decided that had the application been determined within the appropriate timescale, it would have received a refusal decision.

8. TREE WORK

8.1 To consider and agree comments on the tree work listed

Members noted the tree work.

Cllr Pryce stated that he had visited the site of 222A Park Street Lane and found a clump of spindly Oak trees that were bunched together. He went on to say that in these circumstances he would not wish to raise objections to the tree work proposed.

Cllr Pryce offered to visit the site of 3 Branch Road to investigate the tree work application.

9. REPORTS

9.1 Enforcement Updates

Woodview Lodge Bricket Wood

Some discussion took place regarding the unauthorised work and positioning of caravans over the agreed limit. The Clerk stated that the Enforcement Notices had been prepared and were with the legal team pending being served. Members were concerned about the time this had taken and asked the Clerk to request an update and timeline from SADC.

Chiswell Green Lane Traveller Site

The Clerk stated that there were no updates on the enforcement at this site.

9.2 Current Consultations

None.

9.3 Lye Lane 'golf course' site

The Clerk stated that the Icen planning application had been submitted under reference 5/2016/0716. Once validated, the documents attached to the application would be available for public view. This would include the contamination report of the site. The Clerk explained that the SADC Environmental Compliance Officer for Contaminated Land, in his statement that the land was not contaminated, was relying on a 'desktop' 2002 commissioned report. The Clerk went on to say that the latest report was an in-depth, invasive report that confirmed contamination. The SADC ECO had stated that he would review the new report once in the public domain.

9.4 Strategic Rail Freight Interchange

No further updates.

10. OTHER BUSINESS

None. Already discussed under Item 7.1.

The meeting closed at 8.30pm.

These minutes are to be considered as draft until they have been approved by the committee.

If you require this document in an alternative format please contact the Parish Office to discuss your requirements. The Parish Office may be contacted by telephone, email, fax or post. Telephone: 01923 681443 Fax: 01923 681338 Email: clerk@ststephenparishcouncil.gov.uk
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